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## MONTGOMERY COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION

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### Comprehensive Water Supply and Sewerage Systems Plan Amendments Administrative Delegation Action 2010-2 Water/Sewer Service Area Category Change Requests

**I. CHRONOLOGY** - Interagency Notices of Public Hearing: ..... March 17, 2010  
Published Notice of Public Hearing: ..... May 7, 2010  
Public Hearing: ..... May 11, 2010  
Public Hearing Record Closed: ..... May 18, 2010  
**DEP Administrative Approval Action:** ..... **June 23, 2010**  
MDE Review Completed: .....

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**II. BACKGROUND - Authority:** Under the Annotated Code of Maryland, Section 9-501, *et seq.*, the Maryland Department of the Environment (MDE) has charged the Montgomery County Council, as the governing body for Montgomery County, with adopting and amending a comprehensive plan for the provision of adequate water supply and sewerage systems within the county. As part of the staging element of *Montgomery County Ten-Year Comprehensive Water Supply and Sewerage Systems Plan* (CWSP), the Council has designated water and sewer service area categories for all properties within the county. Requests to change the water and/or sewer service area categories designated in the Plan constitute proposed amendments to that plan.

In the adopted CWSP, the County Council has delegated the authority to approve certain amendments to the Plan, including water and sewer category changes, by an administrative process, to the Director of the Department of Environmental Protection (DEP). To qualify for administrative consideration, these amendments must satisfy the specific requirements of the policies established by the Council as established in the CWSP, Chapter 1, Section V.F. Administrative Delegation.

**Proposed Plan Amendments:** DEP staff considered proposed amendments for approval by the administrative delegation process. The proposed amendments were reviewed by the following agencies, as appropriate: the Washington Suburban Sanitary Commission (WSSC), the Maryland - National Park and Planning Commission (M-NCPPC), and the Montgomery County Department of Permitting Services - Well and Septic Section (DPS). The amendments were also referred to the County Council-members for their review and concurrence.

**III. PUBLIC HEARING PROCESS - Public Hearing Notification:** In accordance with State regulations, the County provided a published notice of the administrative hearing at least 10 days prior in a newspaper of general, local circulation. This notice provided a link to the DEP website on which all pertinent documents were placed prior to that date. Also, in accordance with State regulations, DEP notified on May 4, 2010 the appropriate County and State agencies of the public hearing and the staff recommendations for each proposed amendment. DEP also provided a hearing notice to the following: each property owner/applicant, local civic association leaders, attorneys or engineers (as requested by the property owner).

**Public Hearing Testimony and Interagency Recommendations:** May 11, 2010, on behalf of DEP Director Robert Hoyt, DEP planner Alicia Youmans presided over the public hearing on the amendments under consideration for administrative approval. There were no attendees and no written statements were submitted as part of the hearing record.

The Planning Board considered M-NCPPC staff recommendations on the category change request at its regular meeting on April 22, 2010. M-NCPPC staff and the Board concurred with the DEP staff recommendations for the four category change request. The Planning Board provided a written notice of its action to DEP on April 28, 2010.

County Council did not submit any objections to, or concerns with, the proposed requests prior to the closing of the public record on May 18, 2010.

DEP closed the public hearing record on May 18, 2010, upon receipt of the Council staff notice. Summary information, which includes all interagency recommendations and all testimony for the proposed amendments, is on file with DEP.

**IV. DEP ADMINISTRATIVE ACTION** - The August 2003 water/sewer category map update of the *Montgomery County Comprehensive Water Supply and Sewerage Systems Plan* is hereby amended as follows:

Olney Planning Area

<b>WSSCR 10A-OLN-01: Gnanasundram</b>	
Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>16700 Batchellors Forest Rd, Olney, 20832</li> <li>Property ID: 08-00720274</li> <li>Map tile: WSSC – 222NW02; MD – JS13</li> <li>SW of intersection Batchellors Forest Rd and Norbeck Farm</li> <li>Olney MP</li> <li>Northwest Branch Watershed</li> <li>RE-2 Zone; 2.4 acres</li> <li><u>Existing use:</u> Group Home (The Ammahl Home)</li> <li><u>Proposed use:</u> No Change</li> </ul>	<p><u>Existing – Requested – Service Area Categories</u></p> <p><b>W-6          W-3</b></p> <p><b>S-6          S-6 (No Change)</b></p> <p><b><u>Action and Policy Justification:</u></b> Approve W-3. Policy V.F.2.a Public Health Problems.</p>

Potomac Planning Area

<b>WSSCR 10A-POT-01: Breymaier</b>	
Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>10819 Rock Run Dr, Potomac, 20854</li> <li>Property ID: 10-00867688</li> <li>Map tile: WSSC – 210NW11; MD – FN123</li> <li>Located just South of intersection of Rock Run Dr and Chandler</li> <li>Potomac MP</li> <li>Rock Run Watershed</li> <li>R200 Zone; 1.0 acres</li> <li><u>Existing use:</u> Residential</li> <li><u>Proposed use:</u> Residential</li> </ul>	<p><u>Existing – Requested – Service Area Categories</u></p> <p><b>W-1          W-1 (No Change)</b></p> <p><b>S-6          S-1</b></p> <p><b><u>Action and Policy Justification:</u></b> Approve S-1. Policy V.F.2.b Abutting Mains</p>

<b>WSSCR 10A-POT-02: Korsower</b>	
Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>13601 Valley Drive, Rockville 20850</li> <li>Property ID: 04-00111284</li> <li>Map tile: WSSC – 218NW10; MD – FR342</li> <li>Located on the corner of Cherrydale and Valley Dr</li> <li>Potomac MP</li> <li>Watts Branch Watershed</li> <li>R-200 Zone; 0.08 acres</li> <li><u>Existing use:</u> Residential</li> <li><u>Proposed use:</u> Residential</li> </ul>	<p><u>Existing – Requested – Service Area Categories</u></p> <p><b>W-1          W-1 (No change)</b></p> <p><b>S-6          S-1</b></p> <p><b><u>Action and Policy Justification:</u></b> Approve S-1. Policy V.F.2.b Abutting Mains</p>

Upper Rock Creek Planning Area

<b>WSCCR 10A-URC-01: Alfred</b>							
Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification						
<ul style="list-style-type: none"><li>6020 Needwood Rd, 20855</li><li>Property ID: 04-00054536 (Parcel= P927)</li><li>Map tile: WSSC – 223NW06; MD – GT561</li><li>Located on the SW corner of Needwood and Muncaster Mill Rd</li><li>Upper Rock Creek MP</li><li>Rock Creek Watershed</li><li>RE-2 Zone; 2.5 acres</li><li><u>Existing use:</u> Senior/Elder care facility (8 residents)</li></ul> <p><u>Proposed use:</u> Subdivide property along Needwood Rd and construct another 8 person senior care facility</p>	<table><tr><th>Existing –</th><th><u>Requested – Service Area Categories</u></th></tr><tr><td>W-1</td><td>W-1(No change)</td></tr><tr><td>S-6</td><td>S-1</td></tr></table> <p><b><u>Action and Policy Justification:</u></b> Approve S-1. Policy V.F.2.b Abutting Mains</p>	Existing –	<u>Requested – Service Area Categories</u>	W-1	W-1(No change)	S-6	S-1
Existing –	<u>Requested – Service Area Categories</u>						
W-1	W-1(No change)						
S-6	S-1						

Now therefore be it resolved by the Director of the Montgomery County Department of Environmental Protection that the amendments described above for inclusion in the County's *Comprehensive Water Supply and Sewerage Systems Plan* are approved. DEP will revise the water and sewer category maps in the County's geographic information system (GIS) database to include these amendments, and they will be shown as part of the next interim or triennial service area map update.

Approved:

  
Robert G. Hoyt, Director  
Montgomery County Department of Environmental Protection

**V. M-NCPPC DEVELOPMENT REVIEW COMMITTEE UPDATE:**

DEP has not identified any current subdivision plans affected by the approvals granted under this administrative delegation action.

**VI. NOTIFICATION OF DEP ACTION** - DEP will submit notification of the Director's action to MDE for that agency's review. MDE has 90 days to comment on the administrative approvals granted. DEP will also notify each applicant, appropriate county government agencies, and other interested parties of the Director's action. A list of agencies and individuals that will receive a copy of this summary of action follows:

Distribution: Interagency

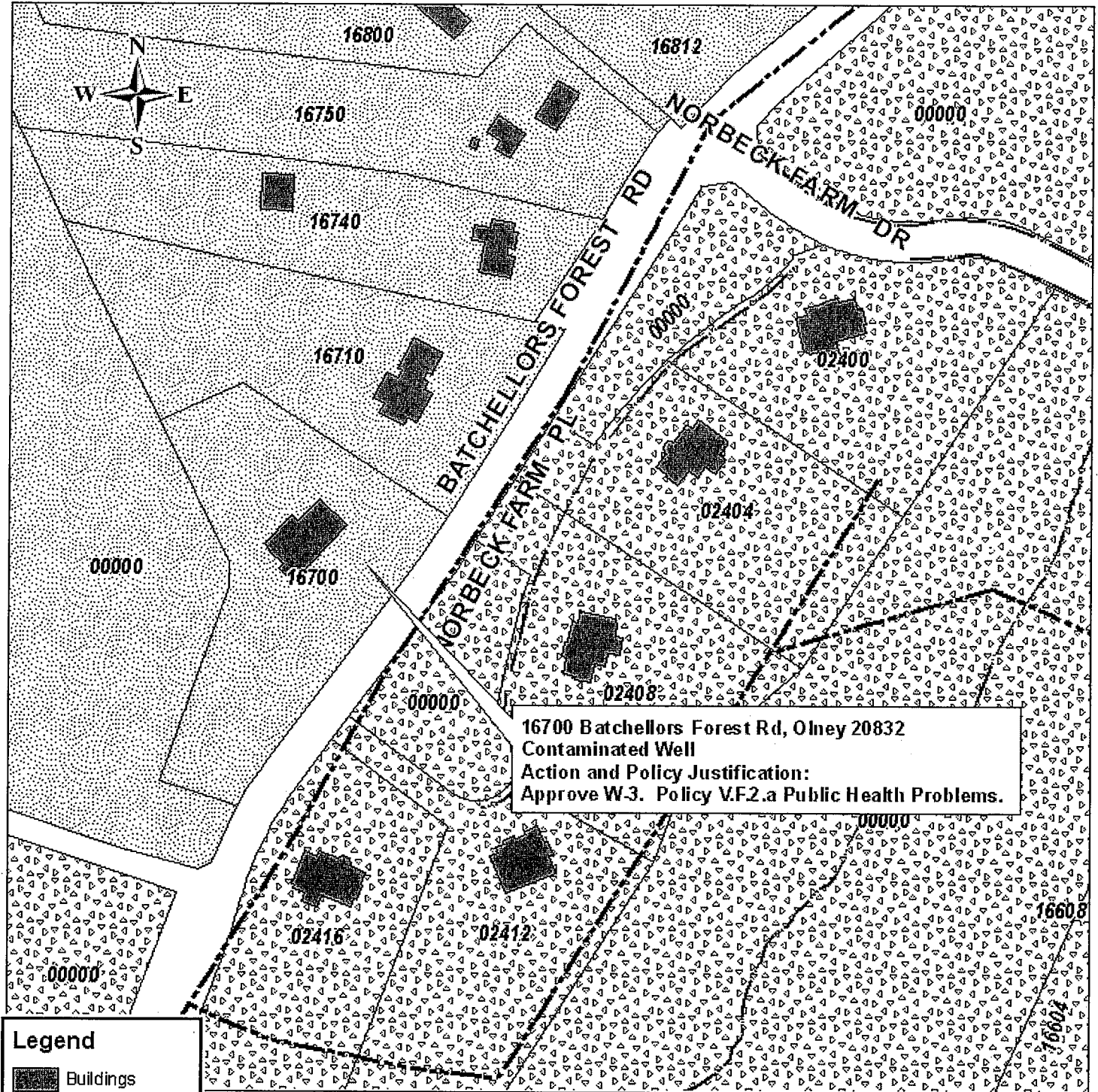
Jay G. Sakai, Director, Water Mgt. Admin., MDE  
Michael J. Knapp, Montgomery County Council  
Nancy M. Floreen, Montgomery County Council  
Royce Hanson, M-NCPPC/Planning Board  
Keith Levchenko, Montgomery County Council  
Gene von Gunten, Department of Permitting Services  
Gwen Wright, M-NCPPC, County-Wide Planning Division

Cathy Conlon/Richard Weaver, M-NCPPC, Development Review Division  
Katherine Nelson, M-NCPPC, County-Wide Planning Division/Environmental Unit  
Peg Robinson/Dave Shen, WSSC, Development Services Group  
Luis Tapia, WSSC, Service Applications Group  
Pearl Walker, WSSC, Assessments Group

Distribution: Property Owners Listed Above/Other Interested Parties/Public Interest Groups

Attachments – Amendment Service Area Category Mapping  
R:\programs\water and sewer\projects\actions-ad2010\final documents\SOA\_2010-2.pdf

# Water Service Area Categories Map 10A-OLN-01 (Gnanasundram)



## Legend

Buildings

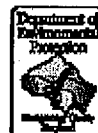
## Water Categories

- W-1
- W-3
- W-4
- W-5
- W-6
- W-7

0 100 200 400 600

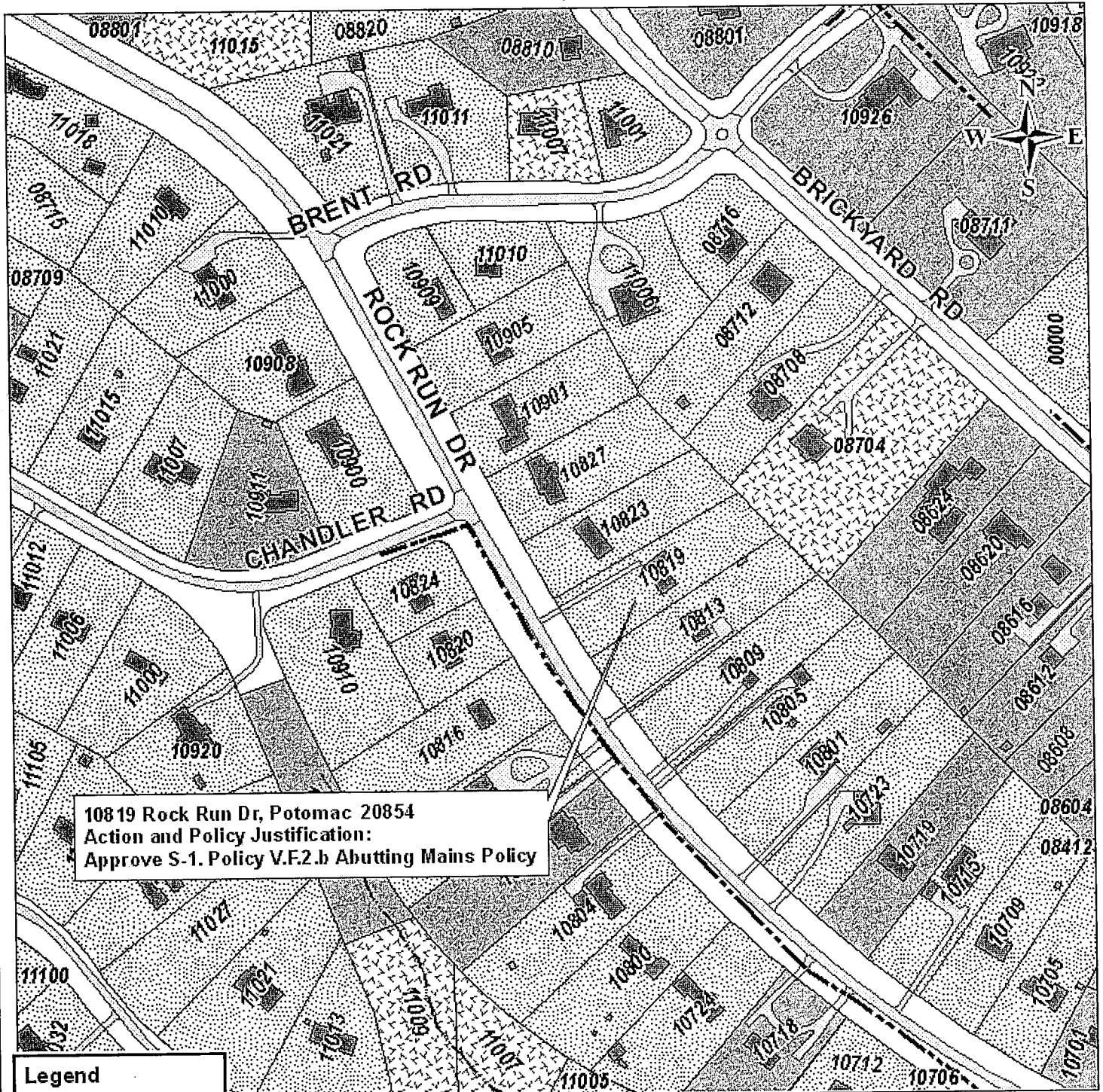
Scale (Feet)

Montgomery County, Maryland  
2003 Comprehensive Water Supply  
and Sewerage Systems Plan



DEP  
Water and Wastewater  
Policy Group

# Sewer Service Area Catagories Map 10A-POT-01 (Breymaier)



10819 Rock Run Dr, Potomac 20854  
Action and Policy Justification:  
Approve S-1. Policy V.F.2.b Abutting Mains Policy

## Legend

--- WSSC Sewer Mains

■ Buildings

■ Roads

## Sewer Categories

■ S-1

■ S-3

■ S-6

0 100 200 400 600 800

Scale (Feet)

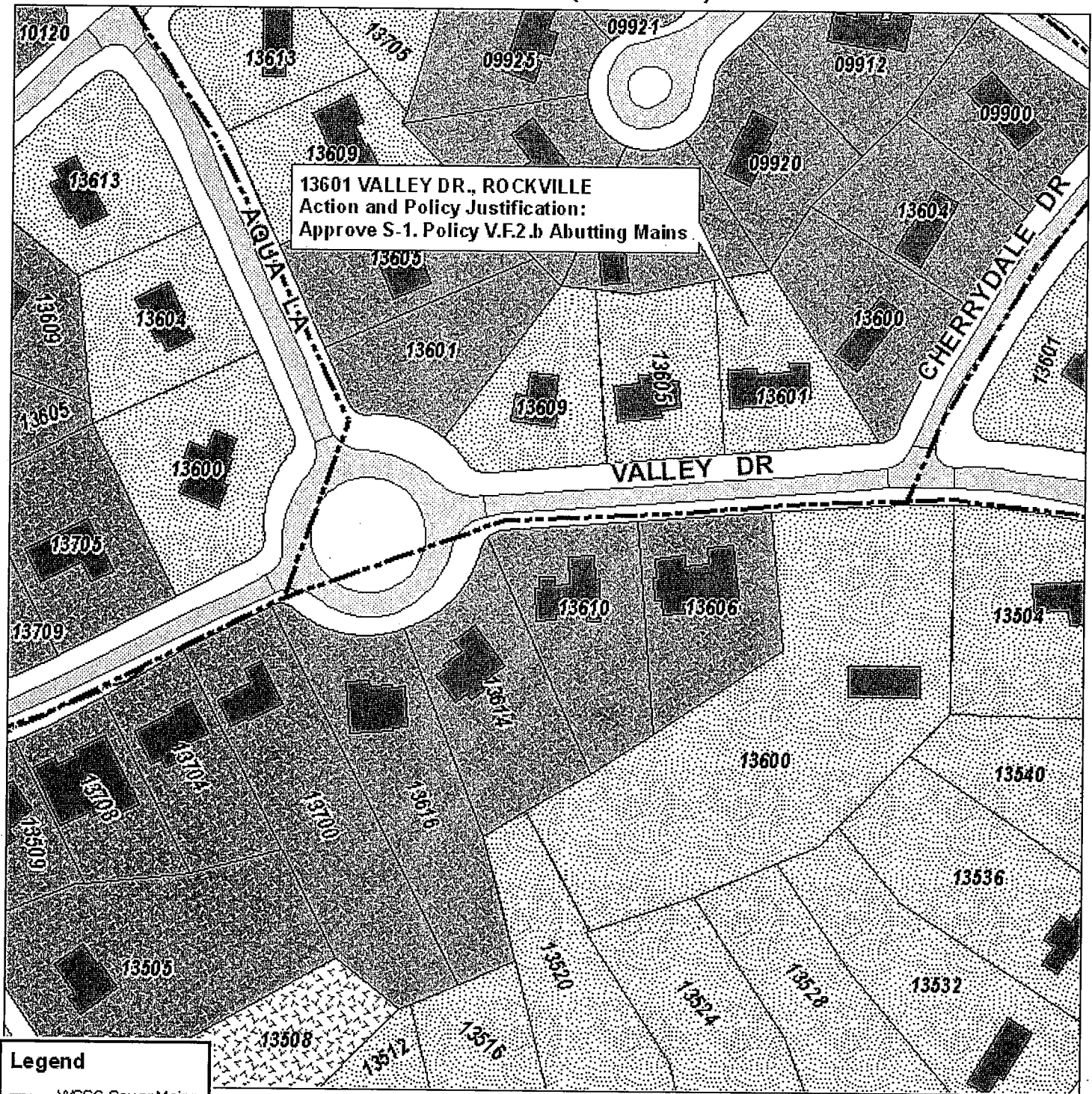
Montgomery County, Maryland  
2003 Comprehensive Water Supply  
and Sewerage Systems Plan



DEP  
Water and Wastewater  
Policy Group



# Sewer Service Area Categories Map 10A-POT-02 (Korsower)



## Legend

--- WSSC Sewer Mains

Buildings

Roads

## Sewer Categories

S-1

S-3

S-6

0 100 200 400

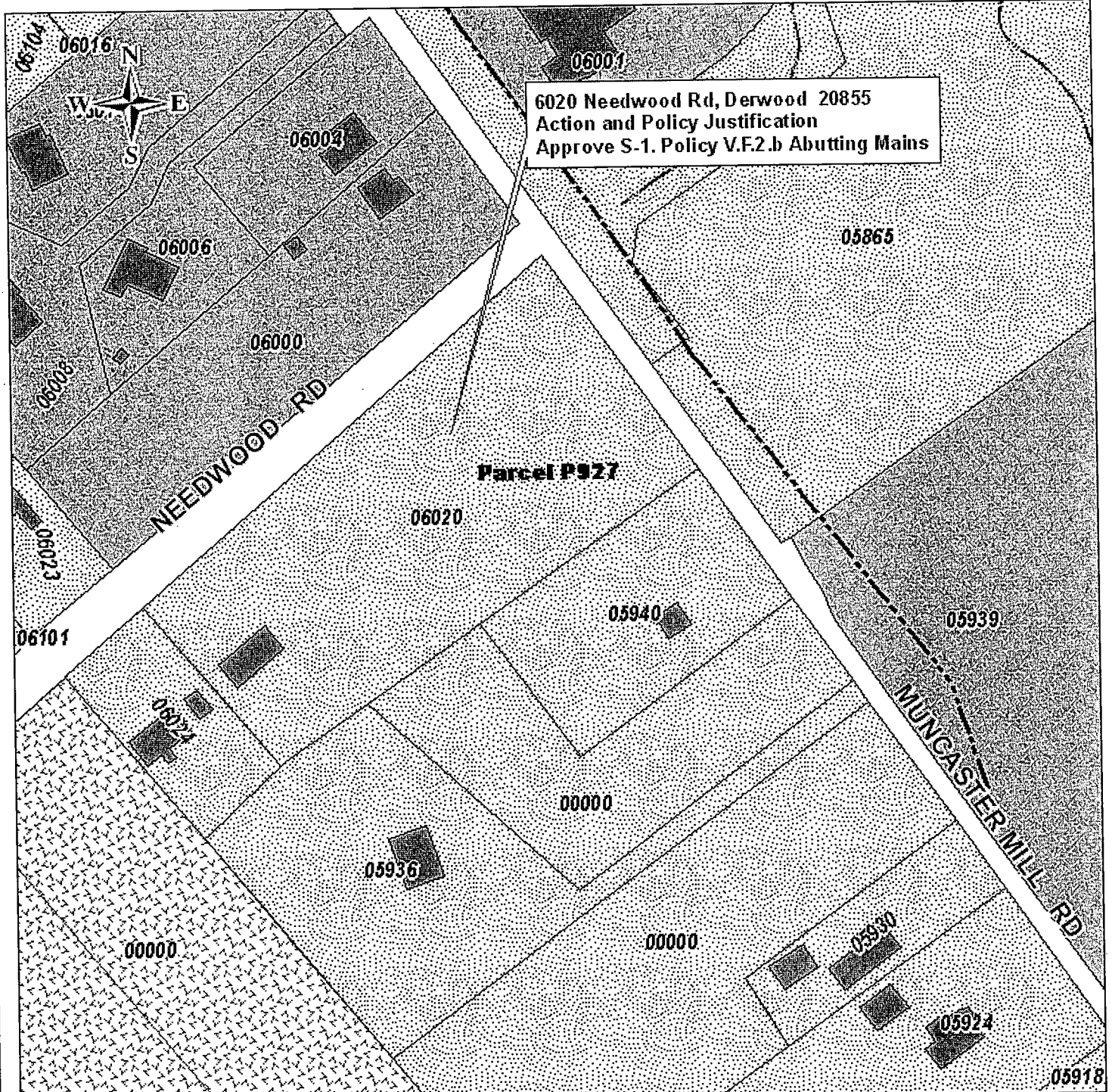
Scale (Feet)

Montgomery County, Maryland  
2003 Comprehensive Water Supply  
and Sewerage Systems Plan



DEP  
Water and Wastewater  
Policy Group

# Sewer Service Area Categories Map 10A-URC-01 (Alfred)

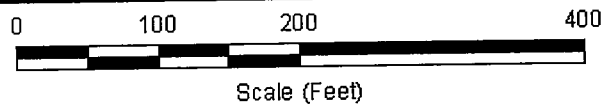


## Legend

- Buildings
- WSSC Sewer Mains

## Sewer Categories

- S-1
- S-3
- S-6



Montgomery County, Maryland  
2003 Comprehensive Water Supply  
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DEP  
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